

# \$779,950 - 7825 Via Cassano, Burbank

MLS® #SR25250615

**\$779,950**

3 Bedroom, 3.00 Bathroom, 1,478 sqft

Residential on 10 Acres

N/A, Burbank,

Exquisite European Modern Townhome in the Coveted Cabrini Villas. Discover elevated hillside living in this stunning, newly remodeled townhome nestled within the prestigious Cabrini Villas community. Thoughtfully redesigned with impeccable attention to detail, this European modern masterpiece offers the perfect balance of sophistication and comfort, featuring 3 bedrooms, 2.5 luxurious baths, and nearly 1,500 square feet of refined living space. Step inside to the large living room adorned with custom wall finishes, designer tile flooring, and a bespoke bar area, creating the perfect setting for both relaxation and entertaining. The formal dining area seamlessly flows into a state-of-the-art chefâ€™s kitchen, showcasing quartz countertops, premium stainless steel appliances, and sleek custom cabinetryâ€”an entertainerâ€™s dream. Enjoy seamless indoor-outdoor living with an oversized private patio, ideal for al fresco dining and tranquil evenings under the stars. The home also includes a two-car attached garage with a bonus room, perfect for a home office, gym, or creative studio. Additional features include custom window treatments, recessed lighting and crown molding throughout. Residents of Cabrini Villas indulge in resort-style amenities, including multiple sparkling pools and spas, tennis and basketball courts, playgrounds, and lushly landscaped grounds. Conveniently located just minutes from Downtown Burbank, premier shopping, dining, and major freeways,



this home offers a rare combination of luxury, lifestyle, and location. Experience hillside living at its finestâ€"modern elegance meets timeless comfort.

Built in 1975

## Essential Information

MLS® #	SR25250615
Price	\$779,950
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,478
Acres	10.20
Year Built	1975
Type	Residential
Sub-Type	Townhouse
Status	Closed
Listing Agent	Gary Keshishyan
Listing Office	Pinnacle Estate Properties

## Community Information

Address	7825 Via Cassano
Area	610 - Burbank
Subdivision	N/A
City	Burbank
County	Los Angeles
Zip Code	91504

## Amenities

Amenities	Clubhouse, Playground, Pool, Spa/Hot Tub, Security, Tennis Court(s)
Utilities	Natural Gas Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Garage, On Street
# of Garages	2
Garages	Garage, On Street
View	Neighborhood

Has Pool	Yes
Pool	Association
Security	Carbon Monoxide Detector(s), Smoke Detector(s), Security Lights

## Exterior

Exterior	Stucco
Exterior Features	Lighting, Rain Gutters
Lot Description	Back Yard
Windows	Double Pane Windows, Screens
Roof	Flat
Construction	Stucco
Foundation	Slab

## Interior

Interior	Laminate, Stone
Interior Features	Quartz Counters, Recessed Lighting
Appliances	Dishwasher, Gas Range, Microwave, Refrigerator, Water To Refrigerator
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	3
Stories	Three Or More

## School Information

District	See Remarks
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## Additional Information

Date Listed	November 8th, 2025
Days on Market	27
Short Sale	N
RE / Bank Owned	N

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